

London Britain Township Board of Supervisors Meeting

August 12, 2013^{approved 9/9/13 BOS mtg}

Zoning Ordinance

David Owens, Chairman of the Board of Supervisors opened the Zoning Hearing at 7:03 PM. In attendance was Aileen Parrish, Secretary Carolyn Matalon, Zoning Officer Dave Gargula, Township Engineer Pat Walsh, Planning Commission members Stephanie and Les Town.

David Owens made a motion to continue the Zoning Hearing until August 26, 2013. Aileen Parrish seconded and the motion carried unanimously.

Board of Supervisors Meeting

David Owens, Chairman of the Board of Supervisors opened the Board of Supervisors meeting at 7:08 PM. In attendance was Supervisor Aileen Parrish, Secretary Carolyn Matalon, Zoning Officer Dave Gargula, Township Engineer Pat Walsh, Planning Commission members Stephanie and Les Town and several residents.

Road Report

Carolyn Matalon read the July 2013 Road Report (report attached)

Pat Walsh noted that there was an emergency repair on Bills Way at the end of the paving day on that road.

FB modified will be placed this week on N. Creek and Mercer Mill roads.

Chester County Mitigation Plan- Carolyn Matalon stated that Chester County has started the process for the update of their Hazard Mitigation Plan which is set to expire in 2015. The County is asking for Township hazard concerns to be included as part of the plan. Review is needed as input will be required from Township officials.

Park Report

Carolyn Matalon read the July 2013 Park Report (report attached).

Zoning Report

Dave Gargula noted there were 4 Building permits issued for July 2013

BP# 13-31	Vasquez	1215 New London Rd	Interior Structure
BP# 13-45	Mourar	1523 New London Rd	Electrical
BP# 13-48	Fad	300 Glen Rd	Addition
BP# 13-50	Fad	300 Glen Rd	Garage

Stormwater Management Plan Ordinance- Dave Gargula spoke about the need for a Stormwater Ordinance which will keep the Township in compliance with Act 167 Stormwater Management Plan as adopted by Chester County on March 27, 2013. Aileen Parrish made a motion to advertise a Stormwater Management Plan Ordinance generated by the County and amended by the Township Engineer for a hearing on 9/9/13 @ 7pm.

Dave Gargula read the complaints received during July 2013. (report attached)

Zoning Matters

Subdivision and Land Development

Nichol Extension letter-Aileen Parrish made a motion to accept the extension of approximately 180 days for the Nichol Property subdivision plan until February 28, 2014. Aileen Parrish commented that she has a concern that there are a lot of changes in the Township since the Subdivision start date of 6/10/02 and the Township believes the whole subdivision will need to be probably be redone. Pat Walsh noted that we have been sitting on a Preliminary approval waiting on a final approval for almost 7 years, the stormwater requirements have changed, technology has changed and there are many changes. The Planning Commission members as represented by Les and Stephanie Town share the same concerns. After a discussion, Aileen Parrish and David Owens denied the motion. Carolyn Matalon will ask Hillcrest to adjust the timeframe of the extension prior to the next meeting.

Kraus Extension letter- David Owens made a motion to accept the extension of the Kraus property subdivision until November 15, 2013. Aileen Parrish seconded and the motion carried unanimously.

Sycamore Int'l/Ken Crossan- Ken Crossan representing Sycamore Int'l presented a sketch plan to the BOS. Ken Crossan on behalf of Sycamore Int'l stated they are at the meeting tonight to request a waiver of a land development plan for Sycamore Int'l at the 115 Indiantown Rd. Sycamore Int'l proposes to purchase the property and place a computer repair business on the property. Sycamore Int'l would like to start the process at this property with a pole barn type building. They propose to add another building, have employees, daily or weekly truck deliveries, and address septic concerns after building the pole barn. The pole barn is the first step in a computer repair business that would like to relocate its business to 115 Indiantown Rd and proposes to place other buildings, parking, septic needs, employees etc at the property. The Board discussed with the Planning Commission members Stephanie Town and Les Town the recommendation letter received from the Planning Commission. The Planning Commission letter recommendation was not a unanimous decision. On 9/10/12 Sycamore Int'l representatives had discussed their computer business with the Board of Supervisors and a Land Development plan was recommended to Sycamore Int'l at that meeting. Upon discussion of the facts presented, discussion with the Planning Commission members present and the Township Engineer Pat Walsh, the Board of Supervisors unanimously decided that Sycamore Int'l is not granted a waiver from a Land development plant.

Minutes

July 8, 2013 Meeting- David Owens made a motion to accept the minutes of the July 8, 2013 as corrected. Aileen Parrish seconded and the motion carried unanimously.

July 29, 2013 Meeting- David Owens made a motion to accept the minutes of the July 29, 2013 meeting as read. Aileen Parrish seconded and the motion carried unanimously.

Old Business

Paul and ODonnell O & M- Carolyn Matalon noted that the requirement from the CCHD for a recorded Township O & M agreement with an alternative septic system started and ended in 2012. Carolyn Matalon does not feel that the property owners for 20 Thomas Farm Ln and 312 S. Bank Rd should pay an annual fee. The maintenance and all other requirements of the O & M agreement are still required. The Township program of oversight for these 2 properties can be handled at the same time as all other Township On Lot Sewage properties. David Owens made a motion to not require an annual fee requirement of the O & M agreement for the Odonnell (20 Thomas Farm Lane) and Paul (312 S. Bank) properties from 2013 forward. Aileen Parrish seconded and the motion carried unanimously.

New Business

Franklin Township winery ordinance review- The Planning Commission and the Board of Supervisors will be discussing a winery ordinance and distillery ordinance for the Township at a future meeting.

Business From the Floor

Adjournment

David Owens made a motion to adjourn the meeting at 8:35pm. Aileen Parrish seconded and the motion carried unanimously.